



New South Wales

Sydney Local Environmental Plan 2012 (Amendment No 85)

under the

Environmental Planning and Assessment Act 1979

The following local environmental plan is made by the local plan-making authority under the *Environmental Planning and Assessment Act 1979*.

KATIE JOYNER

As delegate for the Minister for Planning and Public Spaces

Sydney Local Environmental Plan 2012 (Amendment No 85)

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Environmental Planning and Assessment Act 1979

1 Name of plan

This plan is *Sydney Local Environmental Plan 2012 (Amendment No 85)*.

2 Commencement

This plan commences on the day on which it is published on the NSW legislation website.

3 Land to which plan applies

This plan applies to land to which *Sydney Local Environmental Plan 2012* applies.

4 Maps

The maps adopted by *Sydney Local Environmental Plan 2012* are amended or replaced, as the case requires, by the maps approved by the local plan-making authority on the making of this plan.

Schedule 1 Amendment of Sydney Local Environmental Plan 2012

[1] **Clause 7.7 Retail premises**

Omit clause 7.7(1).

[2] **Clause 7.23A**

Insert after clause 7.23—

7.23A Expanded retail area outside of Green Square Town Centre

- (1) This clause applies to land identified as “Expanded Retail Area” on the Retail Premises Map.
- (2) The objectives of this clause are—
 - (a) to ensure that new retail development enhances the public domain, including by attracting pedestrian traffic, and
 - (b) to promote the economic strength of Green Square Town Centre by restricting the development of shopping centres.
- (3) Development consent must not be granted for the purposes of retail premises on land to which this clause applies unless the consent authority is satisfied each retail premises will be—
 - (a) located on the ground floor or below, and
 - (b) fronting a public place, and
 - (c) publicly accessible directly from the public place.
- (4) Despite subclause (3), development consent may be granted to development for the purposes of retail premises if the consent authority is satisfied the development will—
 - (a) be consistent with the objectives of this clause, and
 - (b) not be in the form of a shopping centre.
- (5) Subclauses (3) and (4) do not apply to development for the purposes of food and drink premises.
- (6) In this clause—

public place has the same meaning as in the *Local Government Act 1997*.